



Design-Build Contract Administration

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NCDOT State Construction Engineer

Design Build Administration

- Misconceptions
 - Everything is the Contractors responsibility, so less oversight by RE
 - Only 1 Pay Item, so easier to track
 - Contractor's design so they are responsible for all issues

Design-Build Administration

- Role of the Resident Engineer's Office
 - RE's Office is part of the Design-Build Team
 - Must be actively involved in all aspects of the project from advertisement through project certification
 - Communicate Early, Communicate Often

Design-Build Administration

- Advantages
 - Faster Project Delivery
 - Innovation
 - Resources to Assist RE's Office
 - Designer and Contractor together can expedite changes
 - R/W and Utility Coordination

Innovation - Design



Innovation - Construction



Design-Build Administration

- Administration Tools
 - Schedule of Values
 - Breakdown of cost items
 - Used for partial payment / progress tracking
 - Table of Quantities
 - Work Items submitted with each pay request
 - Materials and Sample Tracking
 - Payout Schedules
 - Updated quarterly – based on calendar year
 - Used to establish monthly funding levels

Design-Build Administration

- Administration Tools
 - RFP / Technical Proposal

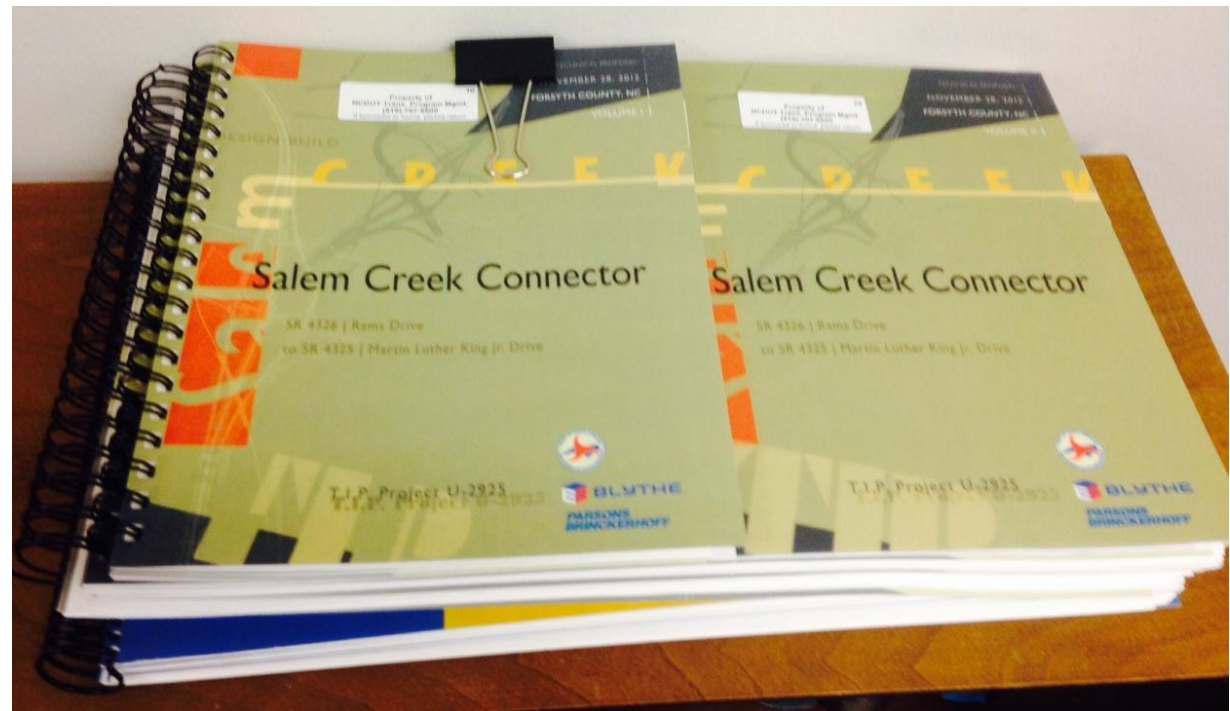
RECEIVED BY
— STATE OF NORTH CAROLINA —
DEPARTMENT OF TRANSPORTATION
RALEIGH, N.C.
JAN 08 2014
CONSTRUCTION UNIT

FINAL REQUEST FOR PROPOSALS
DESIGN-BUILD PROJECT
TIP 1-3802A
January 3, 2014

VOID FOR BIDDING

DATE AND TIME OF TECHNICAL AND PRICE PROPOSAL SUBMISSION: February 25, 2014 BY 4:00 PM
DATE AND TIME OF PRICE PROPOSAL OPENING: March 14, 2014 AT 2:00 PM
CONTRACT ID: C203328
WBS ELEMENT NO. 367803751
FEDERAL-AID NO. NHMF-85-2(77)55
COUNTIES: Cabarrus and Rowan
ROUTE NO. I-85
MILES: 7.9
LOCATION: I-85 from north of NC 73 (Exit 55) to north of Lane Street (Exit 63)
TYPE OF WORK: DESIGN-BUILD AS SPECIFIED IN THE SCOPE OF WORK CONTAINED IN THE REQUEST FOR PROPOSALS
NOTICE:
ALL PROPOSERS SHALL COMPLY WITH ALL APPLICABLE LAWS REGULATING THE PRACTICE OF GENERAL CONTRACTING AS CONTAINED IN CHAPTER 47 OF THE GENERAL STATUTES OF NORTH CAROLINA WHICH REQUIRES THE PROPOSER TO BE LICENSED BY THE NC LICENSING BOARD FOR CONTRACTORS WHEN BIDDING ON ANY NON-FEDERAL AID PROJECT WHERE THE BID IS \$2,000 OR MORE, EXCEPT FOR CERTAIN SPECIALTY WORK AS DETERMINED BY THE LICENSING BOARD. PROPOSERS SHALL ALSO COMPLY WITH ALL OTHER APPLICABLE LAWS REGULATING THE PRACTICE OF ELECTRICAL, PLUMBING, HEATING AND AIR CONDITIONING AND REFRIGERATION CONTRACTING AS CONTAINED IN CHAPTER 47 OF THE GENERAL STATUTES OF NORTH CAROLINA. NOT WITHSTANDING, THESE LIMITATIONS ON BIDDING, THE PROPOSER WHO IS AWARDED ANY PROJECT SHALL COMPLY WITH CHAPTER 47 OF THE GENERAL STATUTES OF NORTH CAROLINA FOR LICENSING REQUIREMENTS WITHIN 60 CALENDAR DAYS OF BID OPENING, REGARDLESS OF FUNDING SOURCE.

5% BID BOND OR BID DEPOSIT REQUIRED

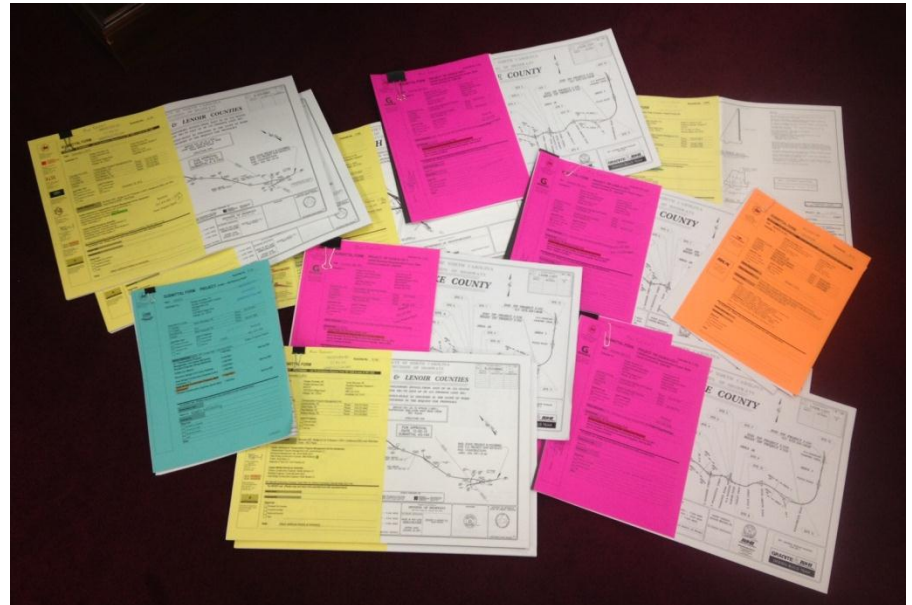
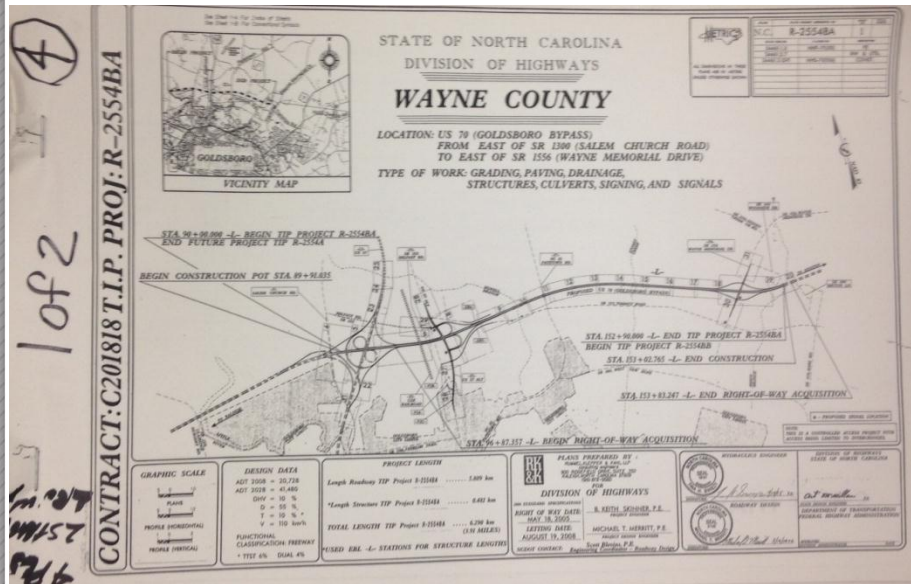


Scopes of Work

- Roadway / Structures / Pavement
- Traffic Management
- Geotechnical / GeoEnvironmental
- Erosion and Sedimentation Control
- Environmental Permits
- Right of Way
- Railroad Coordination
- Utilities Coordination
- Public Information

Design-Build Administration Challenges

- RFC Plans



Design-Build Administration

Challenges

- Utility Relocations
 - DBT typically has a Utility Coordinator assigned to the project.
 - NCDOT issues the utility agreements.
- Right of Way Acquisitions
 - DBT coordinates all of the R/W acquisition and submits to NCDOT R/W.
 - R/W payments (typ. allow 30 days)
- Railroad Agreements - coordination

Design-Build Administration

Challenges

- Subcontracting
 - Work items listed on SAF form
 - Tracking DBE commitments
- Materials Certification
 - Materials and quantities change with RFC Plans
 - Table of Quantities used for identifying Work Items and associated materials

Design-Build Administration

- Supplemental Agreements and Claims
 - Design Build vs Design Bid Build (>\$20M)
 - Average 3.6 Claims DB and 3.0 Claims DBB
 - Average 13.7 SAs DB and 21.8 SAs DBB

Design-Build Administration

- Supplemental Agreements
 - May require 2 phases
 - Line Item and Time Considerations
 - Utility Construction (planned SAs)

Submittals

Design Submittals

- Tracked by the Design-Build Project Engineer
- Resident Engineer is copied on everything
- Turnaround Times (10 days)

Construction Submittals and RFIs

- Tracked by RE with 10 day turn around

Design-Build Administration

- **Erosion Control**
 - EC measures must adjust as construction advances
 - Approved RFC Plans before grading in a section
 - Inspections by DBT Erosion and Sedimentation Control Design Engineer are required

Warranties

- Extended warranties for the entire project or portions of the project. (As shown in Technical Proposal)
- Tracking plan and notification process



Design-Build Contract Administration